

041.B

0001

0021.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

486,600 / 486,600

486,600 / 486,600

486,600 / 486,600

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
21		DARTMOUTH ST, ARLINGTON

**OWNERSHIP**

Owner 1:	SWANSON DAVID F &	Unit #:	21
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Owner 2:	VIOLA STEPHANIE L
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Owner 3:	
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Street 1:	21 DARTMOUTH ST
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Street 2:	
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Twn/Cty:	ARLINGTON
----------	-----------

St/Prov:	MA	Cntry:		Own Occ:	Y
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Postal:	02474	Type:	
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**PREVIOUS OWNER**

Owner 1:	ARONOW SCOTT J -
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Owner 2:	-
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Street 1:	21 DARTMOUTH ST
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Twn/Cty:	ARLINGTON
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St/Prov:	MA	Cntry:	
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Postal:	02474
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**NARRATIVE DESCRIPTION**

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1923, having primarily Vinyl Exterior and 1141 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7012																

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	486,600			486,600		
							154040
							GIS Ref
							GIS Ref
							Insp Date
							05/30/18

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

486,600 / 486,600

USE VALUE:

486,600 / 486,600

ASSESSED:

486,600 / 486,600

**USER DEFINED**

Prior Id # 1:	154040
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	18:44:20
PRINT	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	479,300	0	.	.	479,300	479,300	Year End Roll	12/18/2019
2019	102	FV	499,700	0	.	.	499,700	499,700	Year End Roll	1/3/2019
2018	102	FV	441,500	0	.	.	441,500	441,500	Year End Roll	12/20/2017
2017	102	FV	402,200	0	.	.	402,200	402,200	Year End Roll	1/3/2017
2016	102	FV	346,300	0	.	.	346,300	346,300	Year End	1/4/2016
2015	102	FV	319,700	0	.	.	319,700	319,700	Year End Roll	12/11/2014
2014	102	FV	305,000	0	.	.	305,000	305,000	Year End Roll	12/16/2013
2013	102	FV	305,000	0	.	.	305,000	305,000		12/13/2012

Parcel ID 041.B-0001-0021.0

!3503!

**PRINT**

Date

Time

12/10/20 18:44:20

**LAST REV**

Date

Time

05/30/18 08:46:12

danam

3503

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ARONOW SCOTT J,	66617-318		12/31/2015		429,900	No	No		
ARONOW SCOTT J,	54570-206		4/21/2010	Family		1	No	No	
BAER HEATHER	50284-63		10/30/2007		329,250	No	No		
PRADHAN PRATAP	41323-114		10/30/2003		343,000	No	No		
PRADHAN PRATAP	29338-183		11/6/1998	Family		1	No	No	A

**ACTIVITY INFORMATION**

Date	Result	By	Name
5/30/2018	Measured	DGM	D Mann
3/2/2016	Sales Review	PT	Paul T
5/6/2000		197	PATRIOT

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH											
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			643-6372, Building Number 1.															
Sty Ht: 1 - 1 Story				A Bath:	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																		
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																		
Frame: 1 - Wood				1/2 Bath:	Rating:																		
Prime Wall: 4 - Vinyl				A HBth:	Rating:																		
Sec Wall:		%		OthrFix:	Rating:																		
Roof Struct: 2 - Hip				OTHER FEATURES																			
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units: 1															
Color: YELLOW				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O			
View / Desir:				Frl:	Rating:			Other															
GENERAL INFORMATION				WSFlue:	Rating:			Upper															
Grade: C - Average				CONDO INFORMATION				Lvl 2															
Year Blt: 1923	Eff Yr Blt:			Location:				Lvl 1															
Alt LUC:		Alt %:		Total Units:				Lower															
Jurisdict: G10		Fact: .		Floor: 1 - 1st Floor				Totals	RMs: 6	BRs: 2	Baths: 1	HB											
Const Mod:				% Own: 50.000000000				REMODELING				RES BREAKDOWN											
Lump Sum Adj:				Name: 54 - 7012				Exterior:		No Unit	RMS	BRS	FL										
INTERIOR INFORMATION				DEPRECIATION				Interior:		1	6	2	0										
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Additions:		Kitchen:															
Prim Int Wall: 2 - Plaster				Functional:		Baths:																	
Sec Int Wall:		%		Economic:		Plumbing:																	
Partition: T - Typical				Special:		Electric:																	
Prim Floors: 3 - Hardwood				Override:		Heating:																	
Sec Floors:		%				General:																	
Bsmnt Flr:				CALC SUMMARY																			
Subfloor:				Basic \$ / SQ: 295.00		COMPARABLE SALES																	
Bsmnt Gar:				Size Adj.: 1.35000002		Rate	Parcel ID	Typ	Date	Sale Price													
Electric: 3 - Typical				Const Adj.: 1.00989902																			
Insulation: 2 - Typical				Adj \$ / SQ: 402.192																			
Int vs Ext: S				Other Features: 60901																			
Heat Fuel: 1 - Oil				Grade Factor: 1.00																			
Heat Type: 3 - Forced H/W				NBHD Inf: 1.14999998																			
# Heat Sys: 1				NBHD Mod:																			
% Heated: 100		% AC: 100		LUC Factor: 1.00																			
Solar HW: NO		Central Vac: NO		Adj Total: 597773																			
% Com Wall:		% Sprinkled:		Depreciation: 111186				Juris. Factor: 1.00		Before Depr: 462.52													
				Depreciated Total: 486587				Special Features: 0		Val/Su Net: 426.47													
								Final Total: 486600		Val/Su SzAd: 426.47													
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:											
SPEC FEATURES/YARD ITEMS				PARCEL ID 041.B-0001-0021.0												IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value						
More: N					Total Yard Items:				Total Special Features:						Total:								



AssessPro Patriot Properties, Inc